

August 3, 2017

NOTICE

NOTICE IS HEREBY GIVEN that the Planning Commission of the City of Rancho Palos Verdes will conduct a public hearing on Tuesday, August 22, 2017 at 6:00 PM at Hesse Park Community Building, 29301 Hawthorne Boulevard, Rancho Palos Verdes to consider the following:

INTERPRETATION PROCEDURE (CASE NO. ZON2017-00227): A request to interpret a Condition of Approval No. O(1) of Council-adopted Resolution No. 89-41 for Tract No.45667 that states *"No unbroken, vertical two story facades shall be allowed on the front and rear elevations of the residences. The upper level shall be set back from the lower level a minimum distance of 6'. The setback may only be used as a roof area or an uncovered deck or balcony."* Pursuant to Section 17.78.050 of the RPVMC, the applicant is requesting the Commission interpret said condition to allow an enclosure of the upper floor at the front façade, resulting in less than a 6' upper floor setback.

LOCATION: 19 ALBERO COURT

PROPERTY OWNER: LARRY PRUTCH AND CENGIZ VOLKAN

APPLICANT: ALLAN RIGG

The reason you are receiving this notice is because your property is located within 500' of the proposed project. If you have any comments or concerns about the proposed project, please communicate those thoughts in writing to Assistant Planner, Jason Caraveo by Friday, August 11, 2017. By doing so, you will ensure that your comments are taken into consideration for the Staff analysis of the project. All correspondence received after the Friday, August 11, 2017 date will be given separately to the Planning Commission on the night of the meeting. Please note that written materials, including emails, submitted to the City are public records and may be posted on the City's website. In addition, City meetings may be televised and may be accessed through the City's website. Accordingly, you may wish to omit personal information from your oral presentation or written materials as it may become part of the public record regarding an item on the agenda. Only those who have submitted written comments will receive notification of the decision.

If you would like the opportunity to review all relevant materials and plans, they are on file in the Community Development Department at 30940 Hawthorne Boulevard, Rancho Palos Verdes, and are available for review from 7:30 AM to 5:30 PM Monday through Thursday, and from 7:30 AM to 4:30 PM Friday.

If you have any questions regarding this application, please contact Mr. Caraveo, at (310) 544-5232, or via e-mail at Jasonc@rpvca.gov for further information. The final staff report will be available on the City's website, <http://www.rpvca.gov>, on August 16, 2017, under Planning Commission Agenda.

Ara Mihranian, AICP
Director of Community Development

NOTE: STATE GOVERNMENT CODE SECTION 65009 NOTICE: If you challenge this application in court, you may be limited to raising only those issues you or someone else raises in written correspondence delivered to the City of Rancho Palos Verdes during the public review period described in this notice.

PLEASE PUBLISH IN THE PENINSULA NEWS ON THURSDAY, AUGUST 3, 2017.